THE HATCH

NEIGHBORHOOD REPORT

September 2019



This report charts the year-to-date sales activity of metro Atlanta's most popular neighborhoods, by school districts, and compares their sales activity to the metro area as a whole. Reporting sales activity for the year provides a more accurate measure of the health of the housing market, and allows us identify top-performing neighborhoods.

North Brookhaven - North Brookhaven/Lynwood Park/Murphy- Candler Park/Sexton Woods/Montgomery Elementary School 207 193 14 7% \$667,518 \$643,405 \$ 24,113 4% SMYRNA/VININGS - COBB COUNTY Smyrna/Nickajack Elementary School 86 111 (25) -23% \$524,503 \$523,272 \$ 1,231 0% Smyrna /Norton Park Elementary School 107 117 (10) -9% \$243,863 \$ 32 0%	ATLANTA HOUSING MARKET ACTIVITY SEPTEMBER 2019										
UPPER WESTSIDE (CITY OF ATLANTA, FULTON COUNTY) Channing Valley/Fernda/Ridgewood Heights/parts of Castlewood/Hanovr West/Margaret Mitchell/West Peachtree Batt/Morris Brandon Elementary (50327) 6.5 4.5 2.0 4.4% \$696,207 § 37,291 6.% Castlewood/Hanovr West/Margaret Mitchell/West Peachtree Batt/Morris Brandon Elementary (50327) 55 7.0 115 -21% \$1,151,557 \$1,057,125 \$ 94,422 9% Berkelly Park/Collier Hill/Underwood Hill/West Town/E. News Elementary School (30318) 59 48 11 22% \$40,965 \$553,317 \$ 1,179 0% Adams Crossing/DuPent Commons/Hills Park/Riverside/Westside Station/Whitler Mill/Bolton Academy Elementary (50018) 116 121 (3) -3% \$371,005 \$406,483 \$ (3,5,478) -9% Bucchead East - Garden Hills/Peachtree Park/Flexettreinial Park/East/Garden Hill EUCKHEAD (CITY OF ATLANTA, FULTON COUNTY) Station/Hille Elementary (50305) 70 65 5 \$% \$1,015,268 \$952,523 \$ 6,2745 7% Buchead Cast - Garden Hills/Peachtree Park/Floredent Heights- East/Garden Hill 1 1% \$913,546 \$943,532 \$ 1,978 0%				D://				D://			
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	Historic Vinings/Teasley Elementary School	48	34	14	41%	\$983,970	\$1,024,664	\$ (40,694)			

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If your home is currently listed with another real estate firm, this is not inteded as a solicitation. Equal Housing Opportunity.





THE HATCH

NEIGHBORHOOD REPORT

September 2019



This report charts the year-to-date sales activity of metro Atlanta's most popular neighborhoods, by school districts, and compares their sales activity to the metro area as a whole. Reporting sales activity for the year provides a more accurate measure of the health of the housing market, and allows us identify top-performing neighborhoods.

ATLANTA HOUSING MARKET ACTIVITY SEPTEMBER 2019											
SINGLE FAMILY HOME SALES	2019	2018		%	2019 Ave.	2018 Ave.					
01/01/19 - 09/30/19 VS. 01/01/18 - 09/30/18	Sales	Sales	Diff	Change	Sales	Sales	Diff	% Change			
TOTALS - SINGLE FAMILY DETACHED HOMES											
HATCH NEIGHBORHOOD REPORT TOTALS	2653	2605	48	2%	\$760,910	\$727,819	\$ 33,091	5%			
FMLS TOTALS for Five-County Metro Area/Cobb, DeKalb, Forsyth,											
Fulton, Gwinnett	35,664	35,441	223	1%	\$368,801	\$353,694	\$ 15,107	4%			
HATCH NEIGHBORHOOD REPORT MEDIAN SALES PRICE					\$601,000	\$583,000	\$ 18,000	3%			
FMLS MEDIAN SALES PRICE for Five-County Metro Area/Cobb,											
DeKalb, Forsyth, Fulton, Gwinnett					\$300,000	\$289,000	\$ 11,000	4%			
TOTALS - ATTACHED HOMES											
HATCH NEIGHBORHOOD REPORT TOTALS	2350	2704	(354)	-13%	\$359,985	\$338,860	\$ 21,125	6%			
FMLS TOTALS for Five-County Metro Area/Cobb, DeKalb, Forsyth,											
Fulton, Gwinnett	10,504	10,912	(408)	-4%	\$284,251	\$270,125	\$ 14,126	5%			
HATCH NEIGHBORHOOD REPORT MEDIAN SALES PRICE					\$294,125	\$275,000	\$ 19,125	7%			
FMLS MEDIAN SALES PRICE for Five-County Metro Area/Cobb,											
DeKalb, Forsyth, Fulton, Gwinnett					\$239,980	\$226,000	\$ 13,980	6%			

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Data source: First Multiple Listing Service